

Unapproved

Derby Development Review Board * Minutes * November 22, 2021

Members Present: Bob DeRoehn, Joe Profera, Dave LaBelle, Adam Guyette (remotely), Judy Nommik (remotely).

Members Absent: Jim Bumps, Tim Bronson.

Others Present: Dwight Abbott, Bob Kelley.

MEETING CALLED TO ORDER - 6:00 P.M.

APPROVE MINUTES:

Bob DeRoehn moved to approve the minutes of November 8, 2021 as written, seconded by Judy Nommik. Unanimous.

PUBLIC COMMENTS: None.

NEW BUSINESS:

Application 21-110 by Dwight Abbott, PIN #PTYDR001F2T, for site plan approval to build a 20 x 40 detached garage. This property is located at 639 Prouty Drive and is in the Residential One Acre (R1) zoning district.

Dwight Abbott was present to explain the request. Adam Guyette stated that he would be abstaining from voting on this application due to a conflict of interest. This application was approved 5 years ago, but the applicant did not build the garage and the permit expired. There is an existing 20 x 40 slab that was used for mulch storage back with Spates owned it. The garage will be on top of this existing slab. Joe Profera was not satisfied with the site plan and elevation drawing and he asked questions about the required greenstrip, landscaping and lighting. The greenstrip along the property lines are in excess of the 10 ft wide requirement. Along the road, back and one side the greenstrip is over 100 ft wide and behind the proposed garage the greenstrip is over 25 ft wide. No additional landscaping is proposed and no new lighting is proposed. There were no comments from the public. Bob DeRoehn moved to close application 21-110 with Judy Nommik seconding. Unanimous

After deliberations Bob DeRoehn moved to approve application 21-110 by Dwight Abbott as submitted, seconded by Dave LaBelle. Ayes – Bob DeRoehn, Dave LaBelle, Judy Nommik. Nays – Joe Profera. Abstentions – Adam Guyette. The motion failed.

Because Adam Guyette was abstaining due to a conflict of interest, a unanimous decision was needed by the remaining 4 Board members to take any action. The Board discussed how they should proceed. It was thought that reopening the application so that it could be heard by the entire Board would be the best course of action. In order to reopen the hearing the application would have to be warned again and notice sent to all abutters. Bob DeRoehn moved to reopen the application 21-110 by Dwight Abbott by warning a new hearing for December 20, 2021, seconded by Dave LaBelle. Ayes – Bob DeRoehn, Dave LaBelle, Judy Nommik, Adam Guyette. Nays – Joe Profera. The motion is approved.

OTHER BUSINESS: None.

ADJOURNMENT:

Next meeting is scheduled for 6:00 PM on Monday, December 20, 2021. Bob DeRoehn moved to adjourn the meeting at 6:40 PM with Dave LaBelle seconding. Unanimous.

Submitted by Bob Kelley, *Unofficial until approved*